copy of the letter from the County Manager is included with this application for your convenience.

The Club has continued productive discussions with the Zoning Administrator regarding this matter and, although there are no immediate plans for future improvements on the property, it was decided that a Variance should be applied for at this time in light of the aforementioned letter from the County Manager and in an effort to avoid similar problems with building permits for Club members in the future.

Please note that all of the houses on the property are well beyond the minimum setback distance. It is only the lake itself that is now deemed non-compliant because of its proximity to the property line. It is the Club's position that the setback rule in question was not truly intended to apply to our particular situation. The lake (unlike a recreational building or miniature golf course, etc.) cannot be moved and the Club is not able to purchase additional property to increase the distance of the lake from the property line. Therefore, we respectfully request a variance from the setback requirement.

The aforesaid Section 4.03.23 of the ULDC, in addition the setback requirement discussed above, contains a minimum buffer requirement (use of a fence or wall, etc.) that does not appear intended to apply to the Club property. To the extent the Club may also be deemed non-compliant with this requirement, we request a variance from the buffer requirement as well.

Finally, Section 9.02.05 of the ULDC provides that any variance authorized by the Zoning Board of Appeals for which construction has not begun within one year from the date of the decision shall be deemed abandoned and void. As stated above, there are no current plans for construction on the property. The Club seeks a variance now in accordance with our discussions with the Zoning Administrator and the letter from the County Manager so that potential future improvements will not be denied for the technical non-compliances discussed above. Therefore, the Club requests that the variance applied for herein be exempted from the expiration rule of Section 9.02.05.

For all of the reasons stated above, it is the Club's position that a strict application of the ULDC sections in question upon the Club's property would result in an unnecessary hardship on the Club's right to use its property as reasonably intended. Furthermore, the variance requested, if granted, will not cause any substantial detriment to the public good or impair the purposes and intent of the ULDC. (See Section 9.02.03 of ULDC). Therefore, we request that the variances proposed herein be granted.

Respectfully submitted, this 5th day of April, 2018.

The Loch Laurel Club, Inc.